

Carolyn Strand
Windmill House, Windmill Close
Angmering
Littlehampton
West Sussex
BN16 4FN

Your Ref: OWPC24451
Our Ref: A/122/19/OUT 04-09-2019
Please ask for:
Michael Eastham

1st October 2019

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 5

Outline application with some matters reserved for the erection of up to 160 dwellings with public open space, landscaping and sustainable drainage systems (SuDs), vehicular access point from Arundel Road together with up to 557 square metres of B1/B2 units with associated parking provision & vehicular access point from Arundel Road & land made available for expansion of current sports pitch provision to form a sports-hub (following the demolition of existing commercial units and one bungalow) (resubmission following A/36/18/OUT). This application is a Departure from the Development Plan.

Land off Arundel Road Angmering

Thank you for your internet representation made on 30th September 2019 which has been recorded as **'an objection'** with the comments as follows:

It must be clear to locals and developers alike that Angmering is being extended beyond its capabilities in all aspects. These include education, infrastructure, welfare services and transport to support such an explosive increase in housing as it is currently experiencing. Not only is the proposed location one of the very few public spaces left for residents to conveniently access and enjoy sports and outside space but I am deeply concerned about the safety aspects of the proposed location. The amount of heavy construction traffic during development in such proximity to a large primary school seems overly risky with such limited access. On completion of the construction, the amount of additional vehicular traffic in the area with the number of young children in the area also seems beyond the limit of acceptable risk. The proposed developments Travel Plan focuses entirely on 'encouraging' residents to use public transport but no plans to improve the current transport provisions. Regardless of how much encouragement they try, this part of Angmering is semi-rural and residents will need to use their cars - there simply are not the convenient transport routes or connections available to make using public transport more convenient or less expensive than driving. One of the amenity locations outlined in the Transport Plan is for a public house on the other side of the A27 - it may be within acceptable distance but the fact that it is on the other side of one of the most notorious blackspots for road accident fatalities in West Sussex seems to have been overlooked. On the basis that this development would remove a public, free to use, green site facility from residents use, is not safe for construction or increased residential traffic being so close to a large primary school, is not well located for residents to use public transport in preference to a car or larger vehicle, does not have safe and effective access to/from the A27 for bi-directional traffic flow to route traffic away from Angmering Village and would contribute to a village infrastructure already crumbling under the pressure of extreme rapid housing development, I have to object to these plans and proposals in their entirety.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning